

BOARD OF ZONING APPEALS

CITY OF MILWAUKEE

REGULAR MEETING - January 21, 1999

City Hall, Common Council Committee Room 301-B

MINUTES

PRESENT: **Chairman:** Craig H. Zetley
 Members: Henry P. Szymanski
 Catherine M. Doyle
 Scott R. Winkler

Alt. Board Members: Georgia M. Cameron (*voting on items 32-33*)
 Donald Jackson (*voting on items 1-31*)

ABSENT: Danny L. Iverson (*excused*)

 Start time: 2:15 PM End Time: 5:10 PM

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
1	21443 Special Use Adjourned	The House of God Church, Property Owner By: Connie Hewing Request to occupy the premises as a church.	4800-08 W. Fond du Lac Ave. (10th)

The information requested by the Board was received. This item was adjourned to the next available public hearing.

2	22079 Chg. of Operator Granted	Multani Petroleum, Lessee By: Swaran Singh Multani Request for a Change of Operator to continue occupying the premises as a motor vehicle pumping station.	6410 W. Silver Spring (2nd) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley
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Board member Henry P. Szymanski moved to grant the Change of Operator. Seconded by Scott R. Winkler.

<u>Item Number</u>	<u>Case No. Type</u>	<u>Description</u>	<u>Location (Ald. District)</u>
3	22090 Extension of Time Granted	Mike Mead, Lessee Request to convert a 14 unit rooming house into a 7 unit apartment building.	2532 E. Bradford Ave. (3rd) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Henry P. Szymanski moved to grant the extension of time for six months.

4	21736 Special Use Dismissed	CPS Parking of Wisconsin, Inc., Lessee By: Michael T. Kenney Request to operate a surface parking lot.	623 W. State St. (4th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley
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Board member Donald Jackson moved to dismiss the appeal. Seconded by Henry P. Szymanski.

5	22078 Special Use Granted 10 yrs.	Norwest Bank, Property Owner Request to replace the existing drive through canopy with a new drive through canopy.	7600 W. Hampton Ave. (5th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley
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Board member Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
6	21814 Dimensional Variance Granted	Intercession, Inc., Property Owner By: Sharon Mays-Ferguson Request to occupy the premises as a group home for five (5) teens and their children.	3284-86 N. 7th St. (6th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That if any permit or license from the State of Wisconsin is revoked by the State of Wisconsin, the Special Use herein granted shall immediately become null and void.
5. That this Variance is granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
7	21815 Dimensional Variance Granted	Intercession, Inc., Property Owner By: Sharon Mays-Ferguson Request to occupy the premises as a group home for seven (7) teens and their children.	3288 N. 7th St. (6th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That if any permit or license from the State of Wisconsin is revoked by the State of Wisconsin, the Special Use herein granted shall immediately become null and void.
5. That this Variance is granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No. Type</u>	<u>Description</u>	<u>Location (Ald. District)</u>
8	22070 Special Use Granted 10 yrs.	Michael R. King, Lessee d/b/a Goodwill Industries of Southeastern Wisconsin, Inc. Request to occupy premises as a retail sales store.	2620 W. North Ave. (7th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That all signage must be submitted to and approved by Redevelopment Authority Staff. A copy of the approved plan must then be submitted to the Board for the record.
5. That all signage must be consistent with the design guidelines of the Site Plan Review Overlay District.
6. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

9	22054 Special Use Adjourned	Luis Vargas, Prospective Buyer d/b/a Los Altos Agave Distributor, LLC. Request to occupy a portion of the premises for the storage and wholesale trade of liquor.	2038 W. Forest Home Ave. (8th)
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This item was adjourned at the request of an interested party and will be rescheduled for the next available hearing date.

<u>Item Number</u>	<u>Case No. Type</u>	<u>Description</u>	<u>Location (Ald. District)</u>
10	22031 Use Variance Granted 10 yrs.	Ameritech, Easement By: Denise A. Waite Request to construct an 11 ft. x 24 ft. telephone storage facility.	2001 W. Cleveland Ave. (8th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That this Variance is granted for a period of ten (10) years, commencing with the date hereof.

11	22035 Special Use Adjourned	Rosemarie Barrett, Lessee d/b/a Sprint Spectrum L.P. Request to increase the height of the telecommunications monopole from 80 to 120 feet.	8530 W. Calumet Rd. (9th)
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This item was adjourned at the request of the Chair and will be rescheduled for the next available hearing date.

12	22082 Dimensional Variance Adjourned	Jeanetta Parker, Property Owner d/b/a Calvery Hill Temple Request to continue occupying the premises as a Community Living Arrangement for 8 persons.	3150 N. 35th St. (10th)
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This item was adjourned at the request of the alderman and will be rescheduled for the next available hearing date.

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
13	22064 Special Use Granted 10 yrs.	Greg Linder, Property Owner d/b/a J & L Terminal Inc. Request to construct an addition to an existing freight transfer terminal.	6055 S. 6th St. (13th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That landscaping and screening plans meeting the intent of s.295-75 are submitted to and approved by the Department of City Development.
5. That site illumination be controlled to prevent glare onto adjacent streets and residences.
6. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
14	22030 Special Use Granted 10 yrs.	RAL Yield & Equities III Limited Partnership, Property Owner d/b/a Rocky Rococos Restaurant Request to continue occupying the premises as a Type "B" restaurant.	4849 S. Howell Ave. (13th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That all conditions of Decision No. 19490 are complied with in every respect except as otherwise amended herein.
5. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
15	22026 Special Use Granted 10 yrs.	Saul Rosen / GSS Corporation, Property Owner d/b/a Saul Rosen Kia Dealership Request to occupy the premises as a motor vehicle sales and repair facility.	5575 S. 27th St. (13th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to grant the appeal. Seconded by Henry P. Szymanski.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That the stop line pavement markings and the stop sign controlling the driveway are installed within the property line.
5. That landscaping and screening plans meeting the intent of s.295-75, including a residential screening buffer such as a six foot opaque wooden fence along the western property line are submitted to and approve by the Department of City Development. A copy of the approved plan must then be submitted to the Board for the record.
6. That site illumination be controlled to prevent glare onto adjacent streets and residences.
7. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
16	22017 Special Use Granted 10 yrs.	Brian Fleming, Prospective Buyer Request to continue occupying the premises as a 7 unit rooming house.	3826 W. National Ave. (16th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Henry P. Szymanski moved to grant the request. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That the parking area located at the rear of the site is paved in accordance with s.252-74.
5. That all conditions of Decision No. 18874 are complied with in every respect except as otherwise amended herein.
6. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
17	22081 Special Use/Variance Granted 10 yrs.	McDonald's Corp., Property Owner By: Bety Grindey Request to continue occupying the premises as a Type "B" restaurant.	6409 W. Bluemound Rd. (16th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That all conditions of Decision No. 20041 are complied with in every respect except as otherwise amended herein.
5. That this Special Use and this Variance are granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
18	22083 Special Use Granted 10 yrs.	Jamon Hamilton, Property Owner Request to continue to occupy the premises as a motor vehicle repair facility.	5614 W. Hampton Ave. (2nd) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That customer and employee parking stalls are delineated with permanent pavement markings as indicated on the site plan.
5. That landscaping and screening plans meeting the intent of s.295-75 are submitted to and approved by the Department of City Development. A copy of the approved plan must then be submitted to the Board office for the record.
6. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No. Type</u>	<u>Description</u>	<u>Location (Ald. District)</u>
19	22044 Use Variance Granted 10 yrs.	Jonathan Moberg, Property Owner d/b/a Moberg Piano Service Request to occupy the premises as two residential units and commercial space.	901 E. Keefe Ave. (3rd) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That any trash receptacles or containers be kept out of the public right-of-way.
5. That these dimensional variances are granted to run with the land.

19a	22085 Use Variance Granted 10 yrs.	Locker's Florist, Lessee By: Michael Robinson, Agent Request to replace the existing wall sign with an internally illuminated, double-faced, 96 inch x 50 inch, "v-type", projecting wall sign.	609 N. 4th St. (4th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley
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Board member Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No. Type</u>	<u>Description</u>	<u>Location (Ald. District)</u>
20	22046 Dimensional Variance Dismissed	Donald & Penny Modder, Prospective Buyer Request to convert single family into a duplex.	3017 S. 38th St. (8th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Scott R. Winkler moved to dismiss the request for want of prosecution. Seconded by Henry P. Szymanski.

21	22050 Special Use/Variance Granted 10 yrs.	Dayton Hudson Corporation, Property Owner d/b/a Target Department Store Request to construct an addition to an existing retail establishment.	8501 W. Brown Deer Rd. (9th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley
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Board member Scott R. Winkler moved to grant the special use for a period of ten years and moved to grant the variance to run with the land. Seconded by Henry P. Szymanski.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That a revised landscaping and screening plan must be submitted to and approved by the Zoning Administration Group, within thirty days of the date of the Board's decision, indicating landscaping materials in all areas along the West Brown Deer Road frontage where additional landscaping would not disrupt the internal traffic operation.
5. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof and this Variance is granted to run with the land.

<u>Item Number</u>	<u>Case No. Type</u>	<u>Description</u>	<u>Location (Ald. District)</u>
22	22033 Special Use Adjourned	Lyle Messinger, Lessee d/b/a Automation Wholesale Dealers Request to occupy premises as a motor vehicle sales and repair facility with outdoor storage.	3100 W. Lynndale Ave. (11th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Donald Jackson moved to adjourn the appeal. Seconded by Henry P. Szymanski.

23	21940 Use Variance Dismissed	Satwant Singh & Balbir Singh, Property Owner d/b/a Sikh Temple of Wisconsin Inc. Request to occupy premises as a church.	4121 S. 6th St. (13th) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley
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Scott R. Winkler moved to dismiss the appeal for want of prosecution. Seconded by Catherine M. Doyle.

24	22019 Special Use Adjourned	Robert Ullenberg & Ted Carloni, Property Owner d/b/a Friendship House of Bay View Request to occupy premises as a bed and breakfast with six rooms.	2008 E. Euclid Ave. (14th)
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This item was adjourned at the request of the Board office and will be rescheduled for the next available hearing date.

25	22025 Dimensional Variance Adjourned	Tim Jordan / David Arnett, Property Owner d/b/a Evangel Assembly of God Request to install an 84 square foot ground sign.	9920 W. Good Hope Rd. (15th)
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Scott R. Winkler moved to deny the request. Seconded by Henry P. Szymanski. The vote on the motion was 4 in favor 0 opposed to deny with the Chair abstaining. The appeal was denied.

Subsequently, after hearing additional testimony on the record, Scott R. Winkler moved to reconsider the prior motion. Seconded by Henry P. Szymanski. The vote to reconsider was 4 in favor 0 opposed with the Chair abstaining.

Then, Scott R. Winkler offered a motion to adjourn the matter to the next available hearing date. Seconded by Henry P. Szymanski. The motion to adjourn was 4 in favor 0 opposed with the Chair abstaining.

26	21860 Use Variance	Donald O. Kilbourn, Property Owner	3200-3218 W. Hampton Ave. (1st)
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<u>Item Number</u>	<u>Case No. Type</u>	<u>Description</u>	<u>Location (Ald. District)</u>
	Denied	Request to occupy premises as an outdoor second hand sales facility.	Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Henry P. Szymanski moved to deny the appeal. Seconded by Donald Jackson.

27	21902 Special Use Granted 10 yrs.	Antonio Washington, Lessee d/b/a Bless The Child Academy Request to occupy the premises as a day care facility for 18 children from 6:00 AM to 9:00 PM, ages infant to 5 years.	6411 W. Burleigh St. (2nd) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley
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Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That there be no alley access to the site.
5. That landscaping and screening is installed according to s.295-75.
6. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

28	21239 Special Use Adjourned	Hickman's Academy of Excellence, Lessee By: Bennie S. Hickman Request to operate a day care center for 300 children ages infant to 12 years, operating 6:00 AM to 11:00 PM Monday thru Friday at the above subject premises.	6401 West Capitol Drive (2nd) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley
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Scott R. Winkler moved to adjourn the request. Seconded by Henry P. Szymanski.

<u>Item Number</u>	<u>Case No.</u> <u>Type</u>	<u>Description</u>	<u>Location</u> <u>(Ald. District)</u>
29	21674 Special Use Granted 3yrs.	Kari L. Dinkel, Lessee Request to continue occupying the premises as a motor vehicle repair center and expand the auto resale shop.	7808 W. Congress Street (2nd) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to adjourn the appeal. Seconded by Scott R. Winkler.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That no vehicles for sale are to be displayed on any street or alley in the area.
5. That no display, repair, employee or customer vehicles are to be parked in, project into, or otherwise obstruct the alley to the rear of the site.
6. That no maintenance or repair of any vehicles associated with this use is to occur within any street or alley right-of-way.
7. That no vehicles associated with this use are to be parked in, or otherwise obstruct any driveway on W. Congress Street or W. Appleton Avenue at this location.
8. That no employee, repair, display or customer vehicles are to be parked or obstruct any public right of way area between the curb and the property line.
9. That all unused driveways are to be eliminated, with curb, gutter, and sidewalk restored, as required by City Ordinance. Compliance must occur by September 30, 1999 if the site is not contaminated. If the site is contaminated, compliance with this condition must occur within eighteen (18) months of the date hereof.
10. That all display and repair vehicles associated with this use are to be parked in parking stalls on site as designated on the site plan.
11. That this Special Use is granted for a period of three (3) years, commencing with the date hereof.

<u>Item Number</u>	<u>Case No. Type</u>	<u>Description</u>	<u>Location (Ald. District)</u>
30	22047 Special Use Granted 10 yrs.	Corey Korbisch, Lessee d/b/a Enterprise Rent A Car Request to remodel lower level of existing building with open parking for ten rental vehicles for storage.	5204 W. Fond Du Lac Ave. (2nd) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to grant the appeal. Seconded by Donald Jackson.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the Plan of Operation and all plans as submitted to the Board, be fully complied with and maintained.
4. That no customer drop-off or pick-up of rental vehicles occurs in the lower parking/storage area.
5. That no vehicles associated with this use are parked in the rear alley.
6. That no extended parking of rental vehicles occurs on any street in the area.
7. That this Special Use is granted for a period of ten (10) years, commencing with the date hereof.

31	22048 Dimensional Variance Granted	Cathleen Rose, Property Owner Request to construct a kitchen bay on the northern side of house.	3481 N. Lake Dr. (3rd) Ayes: 4 Nays: 0 Abstain: 1 C. Zetley
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Henry P. Szymanski moved to grant the appeal. Seconded by Scott R. Winkler.

Conditions as recorded below and in the decision of the Board:

1. That the building and premises shall, in all other respects, comply with applicable building and zoning code regulations.
2. That the required permits be obtained within six (6) months of the date hereof.
3. That the petitioner build in accordance with plans as submitted to the Board.
4. That this variance is granted to run with the land.

<u>Item Number</u>	<u>Case No. Type</u>	<u>Description</u>	<u>Location (Ald. District)</u>
32	21822 Special Use Denied	Pakhar Singh, Property Owner Request to occupy the premises as a motor vehicle pumping station and convenience store.	4610 W. Fond Du Lac Ave. (10th) Ayes: 3 Nays: 1 S. Winkler Abstain: 1 C. Zetley

Board member Henry P. Szymanski moved to deny the appeal. Seconded by Catherine M. Doyle.

33	21911 Special Use Adjourned	Suhail Sarsour, Lessee d/b/a Reliable Money Order Co. Request to occupy premises as a currency exchange facility.	2679 N. Holton St. (6th) Ayes: 4 Nays: 0 Abstain: 0
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Craig H. Zetley recused himself from this matter. Henry P. Szymanski moved to adjourn the appeal. Seconded by Georgia M. Cameron.

Other Business:

Board member Scott R. Winkler moved to approve the minutes of the November 19 and December 17, 1998 meetings. Seconded by Board member Henry P. Szymanski. Unanimously approved.

The Board set the next meeting for February 4, 1999.

Board member Georgia M. Cameron moved to adjourn the meeting at 5:10 PM. Seconded by Board member Henry P. Szymanski. Unanimously approved.

BOARD OF ZONING APPEALS

By _____
Secretary